

LAKE COUNTY PLANNING BOARD
September 12, 2018
Lake County Courthouse, Large Conference Room (Rm 316)
Meeting Minutes

MEMBERS PRESENT: Steve Rosso, John Fleming, Sigurd Jensen, Rick Cothorn, Frank Mutch, Lee Perrin, Janet Camel, Abigail Feiler, Brendeon Schoening

STAFF PRESENT: Jacob Feistner, Lita Fonda; Wally Congdon

Steve Rosso called the meeting to order at 7:05pm.

RIGHT TO FARM (7:05 pm)

Jacob Feistner summarized changes made to the policy. (See attachments to minutes in the Sept. 2018 meeting file for staff memo and draft policy.) Steve observed that the fourth ‘Whereas’ and the second paragraph of the policy were identical and that Janet had provided a suggested revision that would work in both places. The Board began review of the documents.

Fourth ‘Whereas’:

Steve asked if there were other irrigation systems in Lake County. Lee mentioned private ones existed. Wally knew of some small public ones. People talked about the bureaus mentioned in the adopted wording, then moved on.

- Jacob: ‘This and other irrigation systems’ replaced ‘This irrigation system’.

Fifth and Sixth ‘Whereas’:

- Steve: Take out 6th ‘Whereas’ and append this section to the 5th ‘Whereas’.
- Lee: Remove ‘malicious’.

Policy, Page 1:

- Steve: Change the second paragraph to match the fourth ‘Whereas’.
- Lee: Remove ‘malicious’ in 1.b in the third line.
- Frank: Verify the citing of Article XII, Part XII, Section 1 (1). Steve noted this would also apply to the first ‘Whereas’ in the resolution section.

Page 2:

- Frank: In 2.c, add ‘or other document’ after ‘this Policy’ in the second line.

Page 3:

- Frank: In 2.e, change ‘could’ to ‘should’ in last line.

Steve asked if 4.b should specifically include conditional use, variance and zoning conformance permits. Jacob and Janet said those were covered under land use permits.

Page 4:

- Steve: In a.iv, remove ‘(MFWP)’ since it wasn’t cited elsewhere and also was generally called FWP.

Page 6:

- Abigail: In line 2 of section e, replace ‘Farmers and ranchers’ with ‘Landowners’.
- Frank: In the last line of section e, also replace ‘Farmers and ranchers’ with ‘Landowners’.

Page 8:

- Steve: In j.iv, add 'for agricultural products' at the end.

Frank suggested adding an item j.v to say 'Production and marketing of value-added agricultural products'. Janet noted j.ii included production facilities. Marketing wasn't a land use.

- Steve: Add 'value-added' before 'agricultural commodities' in j.ii instead. Frank agreed.

Page 9:

Lee asked about the inclusion of the Missoula Community Food & Agriculture Committee since this was for Lake County. Frank explained they handled Lake County products. They were a big marketing organization for western Montana. They also promoted small agriculture.

- Janet: Add 'Lake County Community Development Corporation'. They had a food processing center.
- Frank: Add 'Licensed Realtors & Associations'. He thought if you informed the Western Montana Association of Realtors, they were supposed to send the pertinent information down the line. Jacob said he had 'Licensed Realtors' and he could come up with an association.

Page 10:

- Steve: Change the map from different colors to different hatch patterns so the different districts could be distinguished when this was printed in black & white. He reported that the GIS Department said they could make this change.

John suggested that they add a review timeframe. Jacob thought it should be reviewed when the growth policy was reviewed. Wally agreed this would be good to include. Placement was discussed. John, Steve and Frank agreed it should be placed in the policy rather than the resolution. Jacob suggested placing it in the 'Implementation' section near 1.a, to say that this document should be amended to be consistent with the County's growth policy. Steve suggested inserting a new 1.b to include this and to say it should be reviewed and amended as necessary. The existing 1.b and 1.c would become 1.c and 1.d.

- Add a new 1.b to the Implementation section to indicate this policy should be reviewed, and amended as necessary to be consistent with the Growth Policy, when the Growth Policy is reviewed.

(Editor's note: No public was present to comment.)

Motion made by Steve Rosso, and seconded by Frank Mutch, to recommend that the County Commissioners pass this resolution with the changes discussed tonight and adopt the policy as changed tonight. Motion carried, 8 in favor (Steve Rosso, John Fleming, Sigurd Jensen, Rick Cothorn, Frank Mutch, Lee Perrin, Abigail Feiler, Brendeon Schoenig) and one abstention (Janet Camel).

MINUTES (7:40 pm)

August 8, 2018 minutes:

Janet, pg. 5, third full paragraph, fifth line: Change 'into effect' to 'into account'.

Steve, pg. 2, first full paragraph: In the next-to-last line, add 'just' before 'because' and in the fourth line, change 'even it was' to 'even if it was'.

The usage of interns for farms was briefly touched upon.

Motion by Frank Mutch, and seconded by Rick Cothorn, to approve the August 8, 2018 meeting minutes as amended. Motion carried, 7 in favor and two abstentions (Sigurd Jensen, Lee Perrin).

OTHER BUSINESS

Wally touched briefly on a possible approach for zoning changes. Jacob mentioned his direction with zoning amendments and that there were no October items for the Board. Rick commended the staff and Tiffani in particular for recent patience and work with citizens who weren't always on their best behavior.

Steve Rosso, chair, adjourned the meeting at 7:47 pm.